

2015 Harbor Department
Parcel Additions

San Pedro Historic Waterfront
Business Improvement District (PBID)

Zoning

APN	Description	Parcel Size		Improvement Size		Parcel	Assessment	
		Acres	Sq Ft	Sq Ft			Improvement	
7440-031-905	N of Block Field <i>MA</i>	0.74		32,234	7,500	\$1,709.39	\$577.50	\$412.50
7440-031-910	Plaza Park - joint parcel LA/LB	6.50	283,140		0	\$15,014.91	\$0.00	\$0.00
7440-031-911	Plaza Park - joint parcel LA/LB				0	\$0.00	\$0.00	\$0.00
7440-034-901	Block Field, Crafted, Red Car Ops, Parking <i>MA</i>	75.56	3,291,394		225,000	\$174,542.60	\$17,325.00	\$12,375.00
7440-034-902	POC Fuel Dock	5.98	260,489		10,000	\$13,813.72	\$770.00	\$550.00
7440-035-904	22nd ST Park, West end of Crafted <i>MA</i>	21.10	919,116		25,000	\$48,740.72	\$1,925.00	\$1,375.00
7440-036-905	22nd St Landing <i>Parcel not found</i>	12.11	527,512		80,000	\$27,973.94	\$6,160.00	\$4,400.00
7440-036-906	N Cabrillo Marina <i>MA</i>	21.10	919,116		0	\$48,740.72	\$0.00	\$0.00
7440-037-902	Warehouses 58-60, Warehouse 1, Tank Farm <i>MA</i>	32.54	1,417,442		650,000	\$75,166.97	\$50,050.00	\$35,750.00
7440-037-903	Fruit Terminal, Cabrillo Marina <i>MA</i>	55.73	2,427,599		400,000	\$128,735.56	\$30,800.00	\$22,000.00
7440-039-910	Cabrillo Marina II, Lane Victory <i>MA</i>	53.88	2,347,013		0	\$124,462.09	\$0.00	\$0.00
7440-039-911	Whalers Walk <i>AI</i>	15.92	693,475		200,000	\$36,774.99	\$15,400.00	\$11,000.00
7440-040-907	2800 Marina Cabrillo <i>AI</i>	58.12	2,531,707		250,000	\$134,256.43	\$19,250.00	\$13,750.00
7440-041-906	Cabrillo Aq, Beach, Fishing Pier <i>AI</i>	138.00	6,011,280		300,000	\$318,778.18	\$23,100.00	\$16,500.00
7440-041-907	Berth 45 <i>MA</i>	1.97	85,813		0	\$4,550.67	\$0.00	\$0.00
TOTAL		499.25	21,747,330		2,147,500	\$1,153,260.91	\$165,357.50	\$118,112.50
2015 Escalator (3%)						\$1,187,858.74	\$170,318.23	\$121,655.88
2016 Escalator (3%)						\$1,223,494.50	\$175,427.77	\$125,305.55

AI - Zoned Agricultural A-1/R-1

Parcel & Improvement Information
Parcel - Los Angeles County Assessor Maps
Improvement - SPPOA Estimate (to be verified by Harbor Dept)

